



## ZONING ADMINISTRATOR PERMIT FOR HOME OCCUPATION

Business name \_\_\_\_\_ Applicant name \_\_\_\_\_

Address (including zip code) \_\_\_\_\_ Phone number \_\_\_\_\_

Specific type of business. (Any business use of the home must conform to the regulations listed below and on the reverse.) \_\_\_\_\_

**The following are the regulations for home occupations (based on the Fremont Municipal Code Section 8-22144) which you agree to follow.**

- (a) The business is clearly an accessory use of your home.
- (b) Only residents of your home may work in your home.
- (c) Business uses shall take place only in one room of your home or in your attached garage, occupying no more than 1/4 of the floor area on one level, and may not be in a detached accessory structure.
- (d) The business shall not involve explosive, flammable or hazardous materials.
- (e) Materials stored in the garage shall not be placed within the required 18 by 19 foot parking space.
- (f) Electrical motors or mechanical equipment used in the business shall not exceed 15 amps and 110 volts and shall not be operated in a manner that disturbs your neighbors.
- (g) The entrance to the room used for the home occupation shall be from within your home.
- (h) The exterior of your home shall not be changed, and no signs or displays shall be used to identify the home occupation.
- (i) The use shall not attract more than two vehicles at one time, nor more than ten vehicles per day, nor shall it adversely impact the neighborhood with excessive pedestrian traffic.
- (j) The business may involve only one commercial vehicle not to exceed a one-ton capacity.
- (k) The use shall not generate solid waste in excess of thirty gallons per week.

**The home occupation shall not be associated with the following:**

- (a) vehicle sales, consulting, appraising or brokering, except telephone only;
- (b) vehicle repair, including vehicle upholstery and pinstriping;
- (c) limousine service, except telephone only;
- (d) mobile vehicle washing or detailing;
- (e) mobile tool sales;
- (f) bike repair;
- (g) sales of vehicle parts, welding equipment, aircraft and marine parts, or vehicle care products where products are kept on site for distribution;

- (h) cleaning and repair of boats and boat parts;
- (i) equipment leasing;
- (j) any business associated with repair and/or construction of equipment (as defined in the Zoning Ordinance, Section 8-22164) or of appliances larger than two and one-half feet by one and one-half feet by one and one-half feet (2-1/2' x 1-1/2' x 1-1/2') or approximately six cubic feet in size;
- (k) massage parlors, dating services, photo schools or dance studios for persons over sixteen (16) years old;
- (l) the business, art or practice of astrology, palmistry, phrenology, life reading, fortune telling, cartomancy, clairvoyance, clairsaudience, crystal gazing, mediumship, prophecy, augury, divination, magic, necromancy or graphology; or
- (m) firearms dealers, except gunsmiths and/or collectors of relics and curios.
- (n) In-home preparation of food sale is prohibited under the California Uniform Retail Food Facilities Law (California Health and Safety Code Section 27604).

**Other items to be aware of:**

- (a) This Zoning Administrator permit for a home occupation shall be valid for five years. It may be renewed if the Zoning Administrator finds that the use has had no adverse effect on adjacent properties and the resident has complied with these regulations.
- (b) This Zoning Administrator permit is not transferable. Applications for permits by tenants shall be signed by the owner of the lot indicating the approval of the proposed use.
- (c) A public hearing will not be required unless the Zoning Administrator determines otherwise. If a public hearing is required, property owners within three hundred feet of the site shall be notified in accordance with Section 8-22556 of the Zoning Ordinance.

**Certification of Applicant**

I, the undersigned, have read and will comply with all the foregoing regulations for home occupation permits as long as I operate a business from my residence.

Print Name	Signature	Date

**Authorization of Property Owner(s) (whether same as applicant or different)**

I (we), the owner(s) of the real property that is the subject of the application, hereby authorize filing of this application.

Print Name	Signature	Date

**FOR OFFICIAL USE ONLY**

Approved by	Date